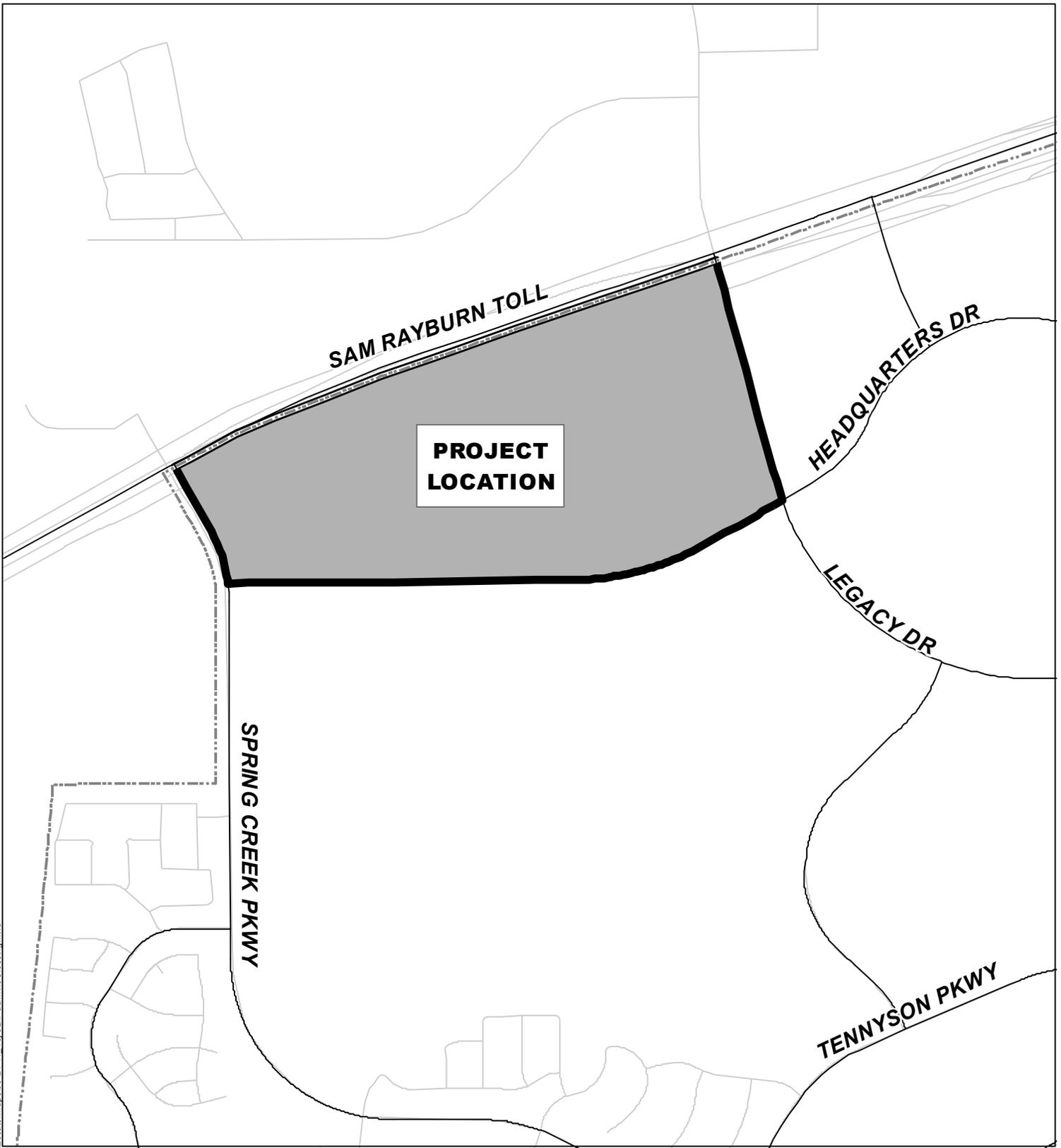


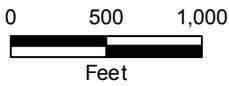


CITY OF PLANO COUNCIL AGENDA ITEM

CITY SECRETARY'S USE ONLY				
<input type="checkbox"/> Consent <input type="checkbox"/> Regular <input type="checkbox"/> Statutory				
Council Meeting Date:	11/24/14			
Department:	Engineering			
Department Head	Jack Carr			
Project	Toyota Motor North America Headquarters			
Agenda Coordinator (include phone #): Kathleen Schonke X-7198				
CAPTION				
<p>An Ordinance of the City Council of the City of Plano, Texas, abandoning all right, title and interest of the City, in and to a certain 10' Water Line Easement recorded in Volume 2217, Pages 416-420, of the Deed Records of Denton County, Texas and Volume 2688, Pages 155-160 of the Deed Records of Collin County, Texas and being situated in the J.C. Barrow Survey, Abstract No. 91, the J. W. Haynes Survey, Abstract No. 458 and the William G. Garvin Survey, Abstract No. 1103, City of Plano, Collin County, Texas, and the William G. Garvin Survey, Abstract No. 453 and the R.P. Hardin Survey, Abstract No. 611, City of Plano, Denton County, Texas, which is located within the city limits of Plano, Texas; quitclaiming all right, title and interest of the City in such easement to the owner of the property underlying the easement, TOYOTA MOTOR NORTH AMERICA, INC., to the extent of its interest; authorizing the City Manager or his authorized designee to execute any documents deemed necessary; and providing an effective date.</p>				
FINANCIAL SUMMARY				
<input checked="" type="checkbox"/> NOT APPLICABLE <input type="checkbox"/> OPERATING EXPENSE <input type="checkbox"/> REVENUE <input type="checkbox"/> CIP				
FISCAL YEAR: N/A	Prior Year (CIP Only)	Current Year	Future Years	TOTALS
Budget	0	0	0	0
Encumbered/Expended Amount	0	0	0	0
This Item	0	0	0	0
BALANCE	0	0	0	0
FUND(S): N/A				
<p>COMMENTS: This item has no financial impact. STRATEGIC PLAN GOAL: Abandoning water line easements to facilitate construction of a corporate headquarters relates to the City's goal of Strong Local Economy.</p>				
SUMMARY OF ITEM				
<p>Water lines within the easement are no longer in use. The City has water lines along Headquarters Drive and Legacy Drive to serve adjacent properties. The location of this easement is in conflict with construction of proposed development of this property. Abandoning this easement will allow construction of new headquarters campus for Toyota Motor North America.</p>				
https://maps.google.com/?ll=33.083164,-96.844246&spn=0.011722,0.017788&t=m&z=16				
List of Supporting Documents:			Other Departments, Boards, Commissions or Agencies	
Location Map			N/A	
Ordinance				
Petition for Abandonment				

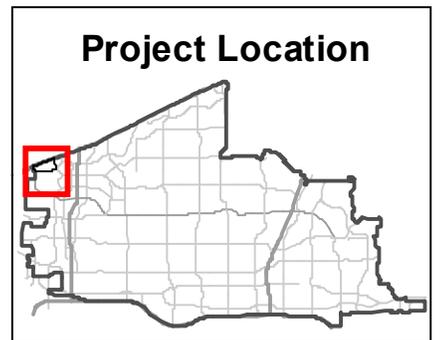


sharf 11/10/2014 C:\Analyst\Projects\Engineering\Council\Append\locat\Map09-24-14_Toyota\PalminoCrossing.mxd



Toyota Headquarters

November, 2014
City of Plano GIS Division



An Ordinance of the City Council of the City of Plano, Texas, abandoning all right, title and interest of the City, in and to a certain 10' Water Line Easement recorded in Volume 2217, Pages 416-420, of the Deed Records of Denton County, Texas and Volume 2688, Pages 155-160 of the Deed Records of Collin County, Texas and being situated in the J.C. Barrow Survey, Abstract No. 91, the J. W. Haynes Survey, Abstract No. 458 and the William G. Garvin Survey, Abstract No. 1103, City of Plano, Collin County, Texas, and the William G. Garvin Survey, Abstract No. 453 and the R.P. Hardin Survey, Abstract No. 611, City of Plano, Denton County, Texas, which is located within the city limits of Plano, Texas; quitclaiming all right, title and interest of the City in such easement to the owner of the property underlying the easement, TOYOTA MOTOR NORTH AMERICA, INC., to the extent of its interest; authorizing the City Manager or his authorized designee to execute any documents deemed necessary; and providing an effective date.

WHEREAS, the City Council of the City of Plano has been requested to abandon all right, title and interest of the City in and to a certain 10' Water Line Easement, recorded in Volume 2217, Pages 416-420, of the Deed Records of Denton County, Texas and Volume 2688, Pages 155-160 of the Deed Records of Collin County, Texas and being situated in the J.C. Barrow Survey, Abstract No. 91, the J. W. Haynes Survey, Abstract No. 458 and the William G. Garvin Survey, Abstract No. 1103, City of Plano, Collin County, Texas, and the William G. Garvin Survey, Abstract No. 453 and the R.P. Hardin Survey, Abstract No. 611, City of Plano, Denton County, Texas, (hereinafter called "Easement"), which is located within the city limits of Plano, Texas; and

WHEREAS, the Property Owner has filed with the City a Petition for Abandonment, a copy of which is attached hereto as Exhibit "B" and made a part hereof by reference; and

WHEREAS, the Engineering Department has determined that there will be no detrimental effect on the City if the Easement is abandoned and quitclaimed to the owner of the property underlying the easement, and has advised that the Easement should be abandoned;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PLANO, TEXAS, THAT:

Section I. All the right, title and interest of the City of Plano, Texas, in and to the Easement is hereby abandoned, and all right, title and interest of the City in and to the Easement is hereby quitclaimed to the owner of the property underlying the Easement in accordance with its respective interest. A certified copy of this Ordinance may be recorded in the Collin and Denton County Land Records to reflect this abandonment and quitclaim. The City Manager or his authorized designee is hereby authorized to execute on behalf of the City of Plano, Texas, any instruments necessary to complete the abandonment and quitclaim of the Easement by the City of Plano.

Section II. The abandonment and quitclaim is without prejudice to any and all improvements, facilities, equipment or lines of any public utility, municipal or otherwise, if any, which are presently located within any portion of the Easement.

Section III. The City Council hereby finds and determines that the abandonment of the Easement is in the public interest of the City of Plano, Texas, and its citizens, and will inure to the benefit of the public generally.

Section IV. This Ordinance shall become effective immediately upon its passage.

DULY PASSED AND APPROVED this the 24th day of November, 2014.

Harry LaRosiliere, MAYOR

ATTEST:

Lisa C. Henderson, CITY SECRETARY

APPROVED AS TO FORM:

Paige Mims, CITY ATTORNEY

EXHIBIT "B"

PETITION FOR ABANDONMENT

[For Easement Abandonment]

We, the undersigned, (hereinafter "Owners"), being all of the owners of real property abutting 10 FOOT WATERLINE EASEMENT (VOL 2217 PAGES 416-420 DENTON COUNTY DEED RECORDS AND VOL 2688 PAGES 155-160 COLLIN COUNTY DEED RECORDS), (hereinafter called "Easement"), more particularly described by metes and bounds in the field note description attached hereto and incorporated herein as Exhibit "A-1" do hereby request that the City of Plano, Texas (called "City") abandon the Easement.

1. The Owners are requesting the abandonment of the Easement for the following reasons:
WATER LINES WITHIN "EASEMENT" ARE NO LONGER USED. THE CITY HAS NEW 18" WATER LINES ALONG HEADQUARTERS DRIVE AND LEGACY DRIVE TO SERVE FUTURE DEVELOPMENTS IN THIS AREA. "EASEMENT" LOCATION IS IN CONFLICT WITH CONSTRUCTION OF PROPOSED IMPROVEMENT ON PEROPERTY.
2. The following public interest will be served as a result of the abandonment:
ALLEVIATES CONFLICT THUS ALLOWING CONSTRUCTION OF NEW HEADQUARTERS CAMPUS FOR TOYOTA MOTOR NORTH AMERICA THAT WILL INCREASE TAX REVENUE FOR THE CITY OF PLANO.
3. ~~Unless the City determines that this abandonment is exempt from payment of fair market value, the Owners agree to pay to the City the fair market value of the Easement as determined by an appraisal obtained by the City (called "Price"). The appraisal shall be conclusive as to the fair market value. The Owners shall reimburse the City for the cost of the appraisal and other costs incident to the abandonment (called "Costs"). The Price and Costs shall be paid to the City prior to the abandonment. Should the Plano City Council decide not to abandon the Easement, the Price shall be returned to the Owners, but the Costs shall be retained by the City. Each Owner's share of the Price and Costs shall be in the same proportion as their abutting ownership as hereinafter defined.~~
4. ~~If the Owners are providing a replacement easement for the Easement requested to be abandoned herein, Owners will attach a metes and bounds description or plat identifying the replacement easement and attach same to this Petition as Exhibit "B-1".~~
5. The Owners hereby represent and affirm to the City that no other property owner, lessee, tenant or easement or license holder uses the Easement to access or to serve their property.

6. **The Owners further agree to release, defend, indemnify and hold the City, its officers, agents and employees harmless from and against any and all claims, losses, demands, suits, judgments and costs, including reasonable and necessary attorney's fees and expenses, arising out of, related to or resulting from the abandonment of the Easement by City.**

7. The Owners understand and agree that the abandonment is in the sole discretion of the Plano City Council. The Owners also understand and agree that the Easement will be abandoned to them in proportion to their abutting ownership. The abutting ownership will be determined by the number of linear feet of frontage adjacent to the Easement owned by each property owner. Based on the foregoing, the Owners hereby represent and affirm that they have searched the public land records and determined that the abutting ownership is in the following proportions:
100% TOYOTA MOTOR NORTH AMERICA INC.

8. Owners shall also prepare a map or drawing showing the Easement to be abandoned along with a designation of all abutting property owners. This map or drawing shall be attached hereto and incorporated herein as Exhibit "C-1".

9. Owners shall also prepare a separate field note description for each portion of the Easement to be released to each abutting property owner. This description shall be attached hereto and incorporated herein as Exhibit "D-1".

[Remainder of page blank]

10. The undersigned officers and/or agents of the Owners hereby represent and affirm that they have the necessary authority to execute this Petition for Abandonment on behalf of the Owners.

TOYOTA MOTOR NORTH AMERICA INC.
Typed Name of Owner

5360 Legacy Drive, Building #1
Address

PLANO, TEXAS 75024
City, State and Zip

Signature of Owner:

By: 

Douglas Beebe, Corporate Manager

Dated: 11-10-14

Contact Person for Property Owners:

Name: Mike Rosamond

Phone No: 214-696-1700

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EASEMENT 48191 WATERLINE
THE STATE OF TEXAS } DEED PROPERTY RECORDS
COUNTY OF DENTON } KNOW ALL MEN BY THESE PRESENTS:

THAT, Electronic Data Systems Corporation, a Texas Corporation and Electronic Data Systems Corporation Retirement Plan and Trust

("Grantors"), in consideration of the sum of One Dollar cash to said Grantor in hand paid by Lebanon Water Supply Corporation, the receipt of which is acknowledged, and the further consideration of the benefits to be derived by Grantor on account of the construction, reconstruction and maintenance by Lebanon Water Supply Corporation in and through the hereinafter described premises, do hereby give and grant to the Lebanon Water Supply Corporation, the easement and right to construct, reconstruct and maintain the waterline facilities together with all necessary laterals in, upon and across the following described property.

10 FOOT WATERLINE EASEMENT

BEING a 0.728 acre tract of land situated in the William G. Garvin Survey Abstract No. 1103 W, Haynes Survey Abstract No. 458 and the James C. Barrows Survey Abstract No. 91 in the City of Plano, Collin County, Texas, the R.P. Hardin Survey, Abstract No. 611 and the William G. Garvin Survey Abstract No. 453 in the City of Plano, Denton County, Texas and being a portion of a 42.87 acre tract of land described in a deed to Electronic Data Systems Corporation Retirement Plan and Trust as recorded in Volume 1182 Page 818 of the Deed Records of Collin County, Texas (DRCCCT) and being a portion of Tract 4 and Tract 4A to EDS Land Corporation by Certificate of Amendment of Incorporation dated October 8, 1982 by deed recorded in Volume 1575 Page 131 (DRCCCT) and effective April 1, 1987 EDS Land Corporation merged into Electronic Data Systems Corporation, Tract 4 being described as a 170.46 acre tract of land recorded in Volume 1181 Page 763 (DRCCCT) and Tract 4A being described as a 3.00 acre tract of land recorded in Volume 985 Page 292 of the Deed Records of Denton County, Texas (DRDCY) said 0.728 acre tract of land being more particularly described as follows:

COMMENCING at the point of intersection of the west right-of-way line of Legacy Drive, (formerly Carpenter Road) (130 feet wide at this point) as recorded in Cabinet 'C' Page 774 of the Plat Records of Collin County, Texas (PRCCT) with the south right-of-way line of State Highway 121 (variable width), and being in the north line of said 42.87 acre tract of land, said point being located North 63°41'48" West a distance of 2,341.20 feet from EDS Control Monument No. 3 (EDS Coordinate System coordinates N. 516,112.697 E. 2,204,609.672);

THENCE along the south right-of-way line of said State Highway 121 as follows:

South 31°10'38" West a distance of 64.25 feet to a point for corner;

South 89°48'37" West a distance of 24.22 feet to the POINT OF BEGINNING of the herein described easement;

THENCE departing the south right-of-way line of said State Highway 121, South 01°09'14" East a distance of 367.84 feet to a point for corner;

THENCE South 07°25'42" West a distance of 48.35 feet to a point for corner;

THENCE South 00°04'32" East a distance of 840.94 feet to a point for corner;

THENCE South 89°25'17" East a distance of 20.11 feet to a point for corner;

THENCE South 00°34'43" West a distance of 10.00 feet to a point for corner said point being located North 00°08'17" West a distance of 3,332.44 feet from EDS Control Monument No. 12 (EDS Coordinate System coordinate N. 512,495.821 E. 2,202,483.702);

THENCE North 89°25'17" West a distance of 144.03 feet to a point for corner;

THENCE South 83°05'07" West a distance of 86.16 feet to a point for corner;

THENCE North 89°39'24" West a distance of 1,198.38 feet to a point for corner;

THENCE South 00°20'36" West a distance of 5.00 feet to a point for corner;

THENCE North 89°39'24" West a distance of 10.00 feet to a point for corner;

THENCE North 00°20'36" East a distance of 10.00 feet to a point for corner;

VOL. 2217 PAGE 417

THENCE South 89°39'24" East a distance of 4.93 feet to a point for corner;
 THENCE North 00°28'07" West a distance of 196.36 feet to a point for corner;
 THENCE North 89°57'34" West a distance of 35.00 feet to a point for corner;
 THENCE South 00°02'26" West a distance of 15.00 feet to a point for corner;
 THENCE North 89°57'34" West a distance of 10.00 feet to a point for corner;
 THENCE North 00°02'26" East a distance of 15.00 feet to a point for corner;
 THENCE North 89°57'34" West a distance of 212.32 feet to a point for corner
 in the west line of said 3.00 acre tract of land;
 THENCE along the west line of said 3.00 acre tract of land, North 00°02'56" East
 a distance of 10.00 feet to a point for corner;
 THENCE South 89°57'34" East a distance of 267.23 feet to a point for corner,
 said point being located North 22°01'19" West a distance of 3,820.83 feet from BDS
 Control Monument No. 12 (BDS Coordinate System coordinate N. 512,495.821
 E. 2,202,483.702);
 THENCE South 00°28'07" East a distance of 201.41 feet to a point for corner;
 THENCE South 89°39'24" East a distance of 1,192.88 feet to a point for corner;
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 THENCE North 07°25'42" East a distance of 48.25 feet to a point for corner;
 THENCE North 01°09'14" West a distance of 370.18 feet to a point for corner
 in the south right-of-way line of said State Highway 121;
 THENCE along the south right-of-way line of said State Highway 121 as follows:
 South 55°45'14" East a distance of 5.18 feet to a point for corner;
 North 89°48'37" East a distance of 5.78 feet to the POINT OF BEGINNING;
 CONTAINING within these metes and bounds 0.728 acre or 31,725 square feet
 of land more or less.

TO HAVE AND TO HOLD the same unto the Lebanon Water Supply Corporation
 and its successors, together with the right and privilege at all times to enter said
 premises, or any part thereof, for the purpose of constructing, reconstructing, and
 maintaining said waterline facilities, and for making connections therewith, And the
 grantee shall have the right to construct, reconstruct and maintain additional waterline
 facilities at all times in the future, within the above described boundaries.

All upon the conditions that the Lebanon Water Supply Corporation will at all
 times, after doing any work in connection with the construction, reconstruction or repair
 of said waterline facilities, or any lateral thereof, restore said premises to the condition
 in which they were found before such work was undertaken, and that in the use of the
 rights and privileges herein granted, the Lebanon Water Supply Corporation will not
 create a nuisance or do any act that will be detrimental to said premises.

WITNESS my hand this 14th day of August, 1987.

GRANTORS:

Electronic Data Systems Corporation, a
 Texas Corporation

Electronic Data Systems Corporation
 Retirement Plan and Trust

By: [Signature]

By: [Signature]

Name: John N. Nroten, Jr.

Name: John N. Nroten, Jr.

Its: Director of Real Estate

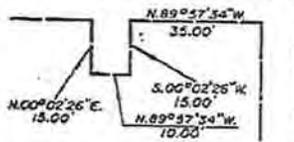
Its: Agent

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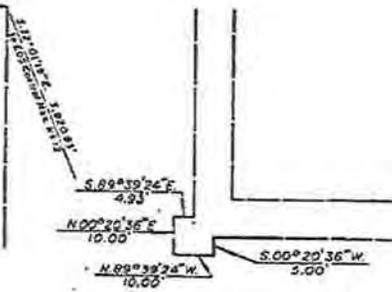
R.P. Hardin Survey
Abstract No 611

W. Haynes Survey Abstract No 456

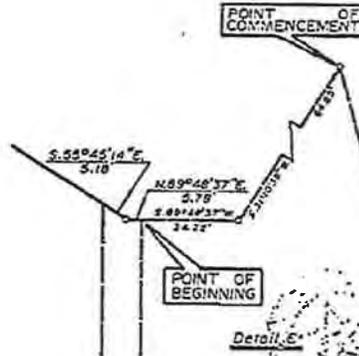
EDS Control Monument Coordinates
3 N. 516,112.697 E. 2,204,609.672
12 N. 512,495.821 E. 2,202,483.702



Detail A



Detail B



Detail C

POINT OF COMMENCEMENT

POINT OF BEGINNING



PAWA-Winkelmann
& Associates, Inc.

WATER LINE EASEMENT

EDS PLANO DEVELOPMENT
CITY OF PLANO
COLLIN COUNTY, TEXAS

DRAWN BY: J.G. Glass	APPROVED BY:	DATE: August 1987	SCALE: 1" = 200'	JOB NUMBER: 011-85	SHEET NO: 3 OF 3
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B/13 48191

FILED FOR RECORD
87 AUG 11 AM 10:07
MARILYN ROBINSON
COUNTY CLERK
BY *R* LED

VOL 2217 PAGE 420

Return to:
Danna Newman
c/o SDS
7171 Fruit Lane, A-100
Denton Texas 76230

FILED FOR RECORD 11th DAY OF August A.D. 19 87 at 10:07 A
DULY RECORDED 11th DAY OF August A.D. 19 87
BY *Virginia Swinner* DEPUTY
MARILYN ROBINSON, COUNTY CLERK
DENTON COUNTY, TEXAS

EASEMENT

THE STATE OF TEXAS)
) KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF COLLIN)

THAT, Electronic Data Systems Corporation, a Texas Corporation and Electronic Data Systems Corporation Retirement Plan and Trust ("Grantors"), in consideration of the sum of One Dollar cash to said Grantor in hand paid by Lebanon Water Supply Corporation, the receipt of which is acknowledged, and the further consideration of the benefits to be derived by Grantor on account of the construction, reconstruction and maintenance by Lebanon Water Supply Corporation in and through the hereinafter described premises, do hereby give and grant to the Lebanon Water Supply Corporation, the easement and right to construct, reconstruct and maintain the waterline facilities together with all necessary laterals in, upon and across the following described property.

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2888 156

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premises, or any part thereof, for the purpose of constructing, reconstructing, and
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times, after doing any work in connection with the construction, reconstruction or repair
of said waterline facilities, or any lateral thereof, restore said premises to the condition
in which they were found before such work was undertaken, and that in the use of the
rights and privileges herein granted, the Lebanon Water Supply Corporation will not
create a nuisance or do any act that will be detrimental to said premises.

WITNESS my hand this 10th day of August, 1987

GRANTORS:

Electronic Data Systems Corporation, a
Texas Corporation

By: [Signature]

Name: John W. Hroten, Jr.

Its: Director of Real Estate

Electronic Data Systems Corporation
Retirement Plan and Trust

By: [Signature]

Name: John W. Hroten, Jr.

Its: Agent

2888 157

ACKNOWLEDGMENTS

THE STATE OF TEXAS

COUNTY OF Dallas

Before me, the undersigned, a Notary Public, on this day personally appeared John W. Wroten, Jr., known to me to be the person and officer whose name is subscribed to the foregoing instrument and who acknowledged to me that the same was the act of the said Electronic Data Systems Corporation, a Texas corporation, and that he has executed the same as the act of such corporation for the purposes and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office, this 10th day of August, 1987.



Heidi B. Blankenship
Notary Public, State of Texas

Heidi B. Blankenship

My commission expires the 4th day of August, 1990.

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

THE STATE OF TEXAS

COUNTY OF Dallas

Before me, the undersigned, a Notary Public, on this day personally appeared John W. Wroten, Jr., known to me to be the person and agent whose name is subscribed to the foregoing instrument and who acknowledged to me that the same was the act of the said Electronic Data Systems Corporation Retirement Plan and Trust and that he has executed the same as the act and on behalf of the Trustees of the Electronic Data Systems Corporation Retirement Plan and Trust for the purposes and consideration therein expressed, and in the capacity therein stated.

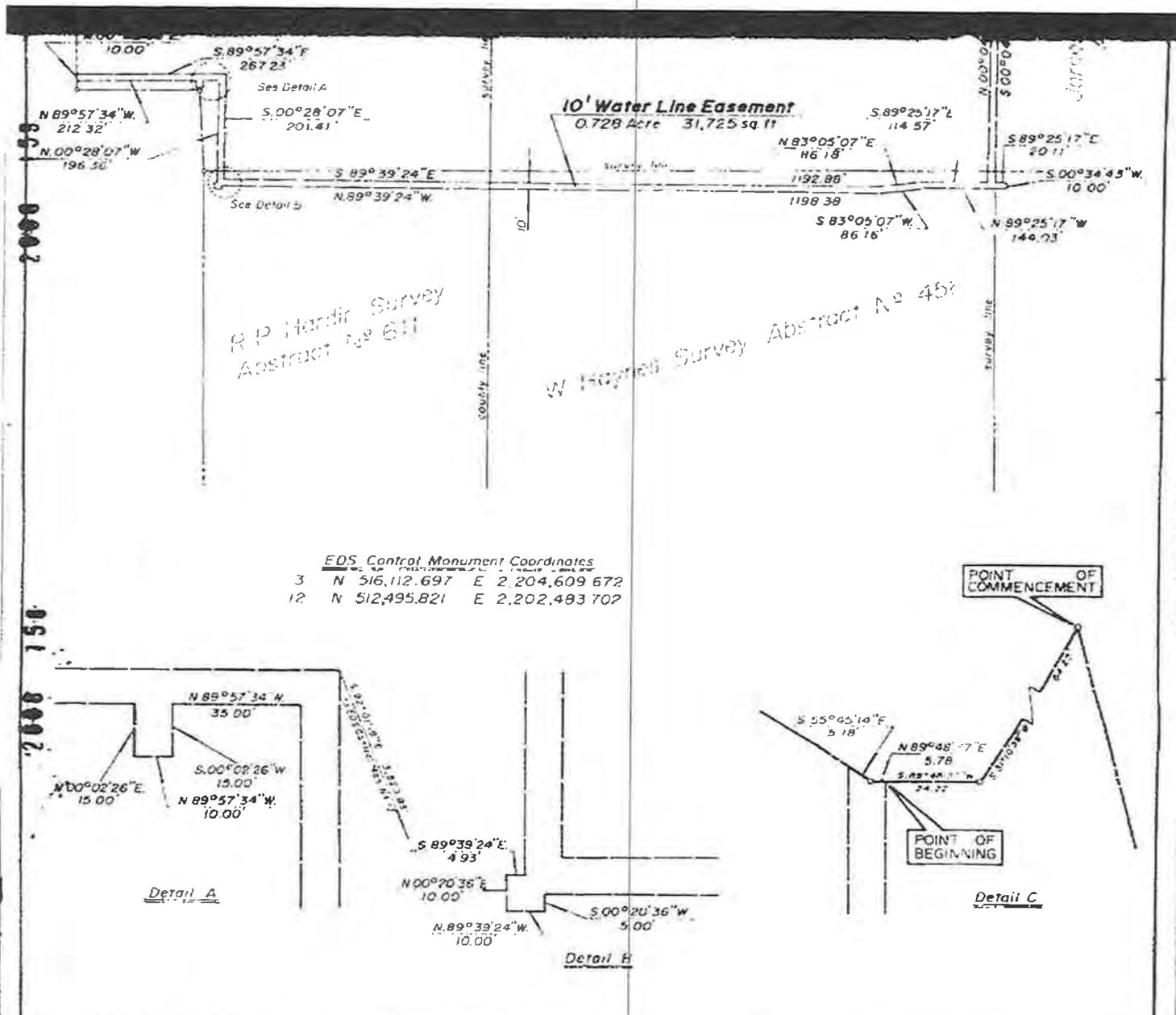
Given under my hand and seal of office, this 10th day of August, 1987.



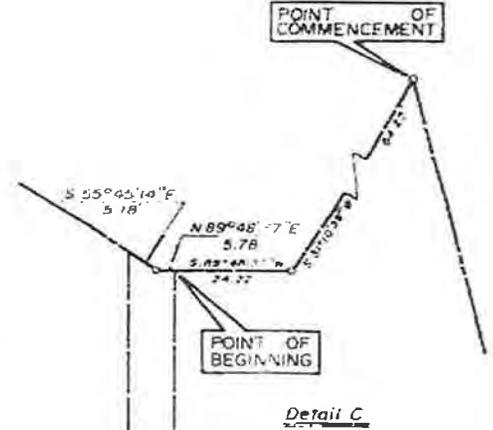
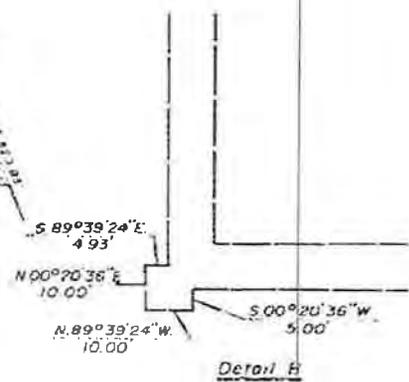
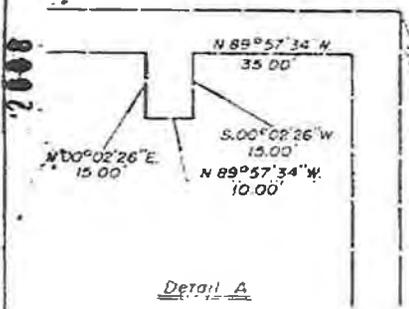
Heidi B. Blankenship
Notary Public, State of Texas

Heidi B. Blankenship

My commission expires the 4th day of August, 1990.

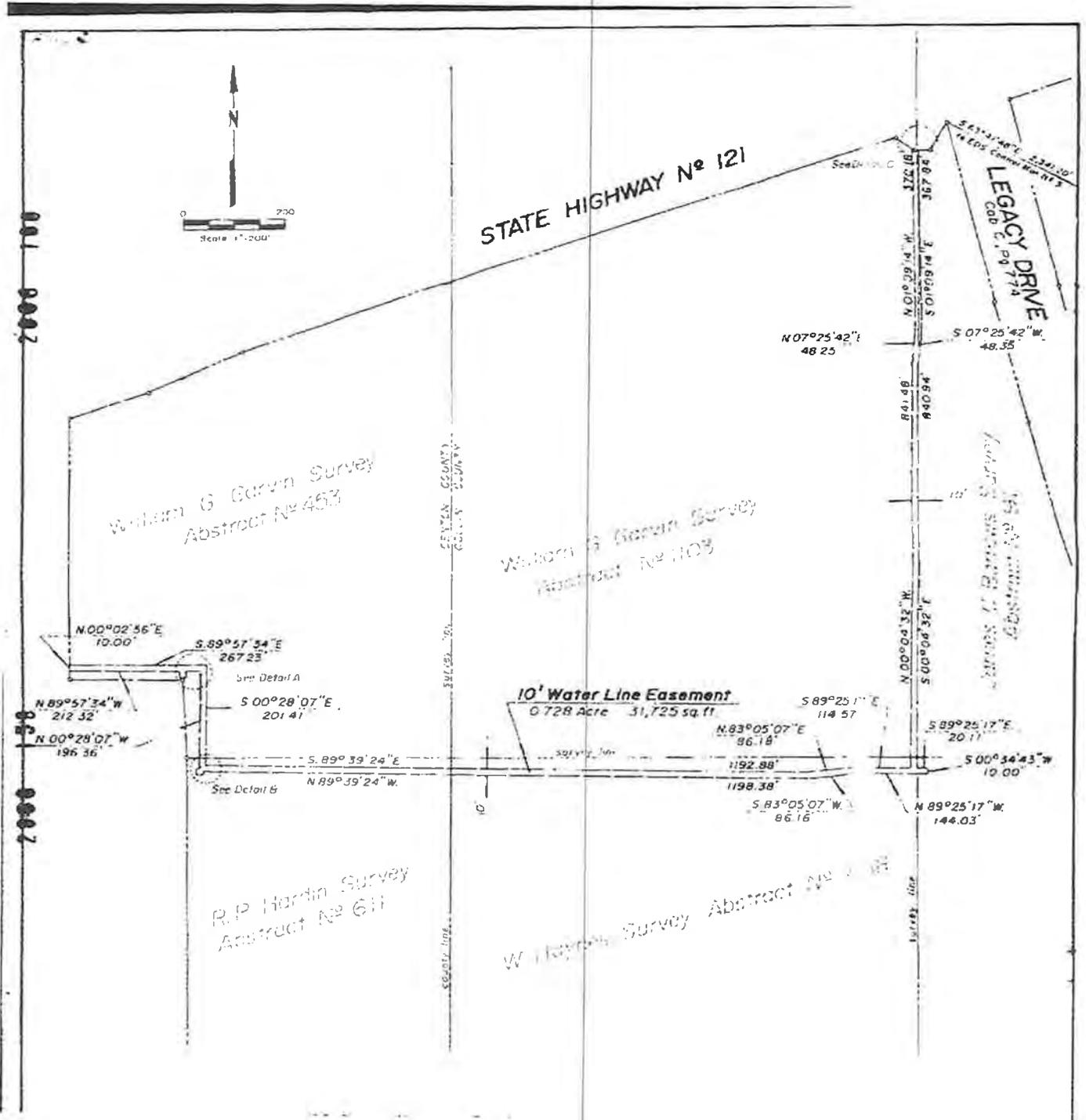


EDS Control Monument Coordinates
 3 N 516,112.697 E 2,204,609.672
 12 N 512,495.821 E 2,202,483.702



		WATER LINE EASEMENT		EDS PLANO DEVELOPMENT CITY OF PLANO CO. LIN COUNTY, TEXAS	
DRAWN BY: J.G. Glass	APPROVED BY:	DATE: August 1987	SCALE: 1" = 200'	JOB NUMBER: 011-85	SHEET NO: 3 OF 3

EXHIBIT "A-1"
PAGE 10 OF 11

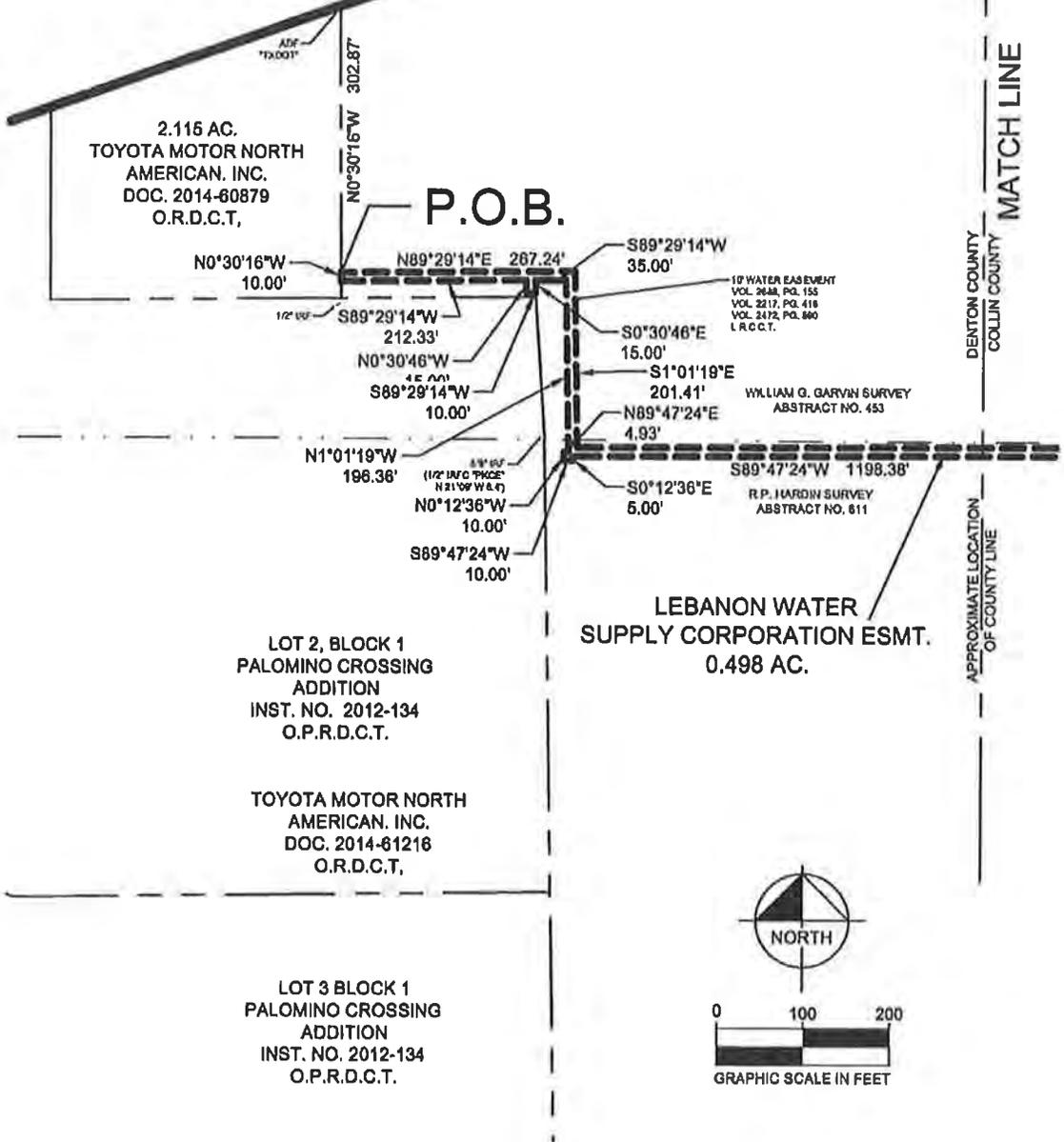


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07 AUG 13 AM 8:03

[Handwritten signature]

S.H. 121
(VARIABLE WIDTH R.O.W.)



MATCH LINE
DENTON COUNTY
COLLIN COUNTY
APPROXIMATE LOCATION
OF COUNTY LINE

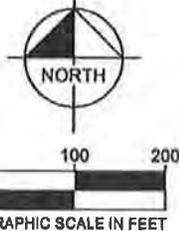


EXHIBIT C-1
LEBANON WATER SUPPLY
CORPORATION EASEMENT ABANDONMENT
 J.C. BARROW SURVEY, ABSTRACT NO. 91
 J.W. HAYNES SURVEY ABSTRACT NO. 458
 WILLIAM G. GARVIN SURVEY, ABSTRACT NO. 1103
 CITY OF PLANO, COLLIN COUNTY, TEXAS
 WILLIAM G. GARVIN SURVEY ABSTRACT NO. 453
 R.P. HARDIN SURVEY ABSTRACT NO. 611
 CITY OF PLANO, DENTON COUNTY, TEXAS

Kimley»Horn
 12750 Merit Drive, Suite 1000 Dallas, Texas 75251 FIRM # 101155-00 Tel. No. (972) 770-1300 Fax No. (972) 239-3820

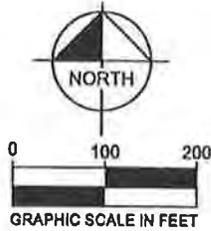
Scale 1" = 200'	Drawn by DAB	Checked by TBB	Date Sept 2014	Project No. 068176038	Sheet No. 3 OF 4
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S.H. 121
(VARIABLE WIDTH R.O.W.)

N70°50'41"E 10.48'
N1°42'26"W 120.51'
N8°52'30"E 48.25'
S1°42'26"E 124.40'
S6°52'30"W 48.35'

LEGACY DRIVE
(121' R.O.W.)

IRSI



MATCH LINE

DENTON COUNTY
COLLIN COUNTY

APPROXIMATE LOCATION
OF COUNTY LINE

10' WATER EASEMENT
VOL. 2638, PG. 15
VOL. 2217, PG. 418
VOL. 2472, PG. 660
L.R.C.C.T.

WILLIAM G. GARVIN SURVEY
ABSTRACT NO. 1103

J.W. HAYNES SURVEY
ABSTRACT NO. 458

J.C. BARROW SURVEY
ABSTRACT NO. 91

15' UTILITY EASEMENT (21)
VOL. 2278, PG. 68
L.R.C.C.T.

LEBANON WATER
SUPPLY CORPORATION ESMT.
0.498 AC.

70.416 ACRES
TOYOTA MOTOR NORTH
AMERICAN, INC.
DOC. 20140625000649890
O.P.R.C.C.T.

EXHIBIT C-1
LEBANON WATER SUPPLY
CORPORATION EASEMENT ABANDONMENT
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Kimley»Horn

12750 Merit Drive, Suite 1000 Dallas, Texas 75251 FIRM # 101165-00 Tel. No. (972) 770-1300 Fax No. (972) 239-3820

Scale 1" = 200'	Drawn by DAB	Checked by TBB	Date Sept 2014	Project No. 088178020	Sheet No. 4 OF 4
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**EXHIBIT D-1
LEGAL DESCRIPTION
0.498 ACRE**

BEING a tract of land situated in the J.C. Barrow Survey, Abstract No. 91, the J. W. Haynes Survey, Abstract No. 458 and the William G. Garvin Survey, abstract No. 1103, City of Plano, Collin County, Texas, the and William G. Garvin Survey, abstract No. 453 and the R.P. Hardin Survey, Abstract No. 611, City of Plano, Denton County, Texas being part of a 70.416 acre tract of land described in deed to Toyota Motor North American, Inc., recorded in Document No. 20140625000649890 of the Official Public Records of Collin County, Texas and being more particularly described as follows:

BEGINNING at point in the northern most west line of said 70.416 acre tract from which an aluminum disk found in the in the south line of State Highway No. 121 for the northwest corner of said 70.416 acre tract bears North 0°30'16" West, 302.87 feet;

THENCE the following courses and distances to wit:

- North 89°29'14" East, a distance of 267.24 feet to a point for corner;
- South 1°01'19" East, a distance of 201.41 feet to a point for corner;
- North 89°47'24" East, a distance of 1192.89 feet to a point for corner;
- North 82°31'55" East, a distance of 86.18 feet to a point for corner;
- South 89°58'29" East, a distance of 114.57 feet to a point for corner;
- North 0°37'44" West, a distance of 841.48 feet to a point for corner;
- North 6°52'30" East, a distance of 48.25 feet to a point for corner;
- North 1°42'26" West, a distance of 120.51 feet to a point for corner in the south right-of-way line of said State Highway No. 121;

THENCE with said south right-of-way line, North 70°50'41" East, a distance of 10.48 feet to a point for corner;

EXHIBIT D-1
LEBANON WATER SUPPLY
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R.P. HARDIN SURVEY ABSTRACT NO. 611
CITY OF PLANO, DENTON COUNTY, TEXAS

			Kimley-Horn and Associates, Inc.		
12750 Merit Drive, Suite 1000 Dallas, Texas 75251		FIRM # 101155-00	Tel. No. (972) 770-1300 Fax No. (972) 239-3820		
<u>Scale</u>	<u>Drawn by</u>	<u>Checked by</u>	<u>Date</u>	<u>Project No.</u>	<u>Sheet No.</u>
N/A	DAB	TBB	Sept 2014	068176020	1 OF 4

THENCE leaving said south right-of-way line, the following courses and distances to wit:

- South 1°42'26" East, a distance of 124.40 feet to a point for corner;
- South 6°52'30" West, a distance of 48.35 feet to a point for corner;
- South 0°37'44" East, a distance of 840.94 feet to a point for corner;
- South 89°58'29" East, a distance of 20.11 feet to a point for corner;
- South 0°01'31" West, a distance of 10.00 feet to a point for corner;
- North 89°58'29" West, a distance of 144.03 feet to a point for corner;
- South 82°31'55" West, a distance of 86.16 feet to a point for corner;
- South 89°47'24" West, a distance of 1198.38 feet to a point for corner;
- South 0°12'36" East, a distance of 5.00 feet to a point for corner;
- South 89°47'24" West, a distance of 10.00 feet to a point for corner;
- North 0°12'36" West, a distance of 10.00 feet to a point for corner;
- North 89°47'24" East, a distance of 4.93 feet to a point for corner;
- North 1°01'19" West, a distance of 196.36 feet to a point for corner;
- South 89°29'14" West, a distance of 35.00 feet to a point for corner;
- South 0°30'46" East, a distance of 15.00 feet to a point for corner;
- South 89°29'14" West, a distance of 10.00 feet to a point for corner;
- North 0°30'46" West, a distance of 15.00 feet to a point for corner;
- South 89°29'14" West, a distance of 212.33 feet to a point for corner to a point in the said northern most west line of said 70.416 acre tract;

THENCE with said west line, North 0°30'16" West, a distance of 10.00 feet to the **POINT OF BEGINNING** and containing 0.498 acres of land

Bearing system of this survey is based on a line oriented between City of Plano monuments 201 and 301 found in the field, whose positions are published on the Texas Coordinate System of 1983, North Central Zone (4202), North American Datum of 1983 (NSRS2007). The horizontal coordinates of this survey are local surface coordinates derived from Plano Monument 201.

Dana Brown
 Registered Professional Land Surveyor No. 5336
 Kimley-Horn and Associates, Inc.
 12750 Merit Drive, Suite 1000
 Dallas, Texas 75251
 Ph. 972-770-1300
 dana.brown@kimley-horn.com



EXHIBIT D-1
LEBANON WATER SUPPLY CORPORATION EASEMENT ABANDONMENT
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N/A	DAB	TBB	Sept 2014
		<u>Project No.</u>	<u>Sheet No.</u>
		068176020	2 OF 4